

Statement of Information

**Multiple residential property located in the Melbourne metropolitan area**

Section 47AF of the Estate Agents Act 1980

**Unit offered for sale**

Address Including suburb and postcode	14 Bardia Street, Ringwood Vic 3134
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**Indicative selling price**

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Unit type or class e.g. One bedroom units	Single price		Lower price		Higher price
14 Bardia St Ringwood		Or range between	\$2,500,000	&	\$2,750,000
13 Larissa Ave Ringwood		Or range between	\$2,500,000	&	\$2,750,000
		Or range between		&	
		Or range between		&	
		Or range between		&	

Additional entries may be included or attached as required.

**Suburb unit median sale price**

Median price	\$620,000	Suburb	Ringwood		
Period - From	01/07/2024	to	30/06/2025	Source	REIV

**Comparable property sales (\*Delete A or B below as applicable)**

**A\*** These are the details of the three units that the estate agent or agent's representative considers to be most comparable to the unit for sale. These units must be of the same type or class as the unit for sale, been sold within the last six months, and located within two kilometres of the unit for sale.

**Unit type or class**

e.g. One bedroom  
units

	Address of comparable unit	Price	Date of sale
14 Bardia St Ringwood			

**Unit type or class**

e.g. One bedroom  
units

	Address of comparable unit	Price	Date of sale
13 Larissa Ave Ringwood			

**Unit type or class**

e.g. One bedroom  
units

	Address of comparable unit	Price	Date of sale

**Unit type or class**

e.g. One bedroom  
units

	Address of comparable unit	Price	Date of sale

**Unit type or class**

e.g. One bedroom  
units

	Address of comparable unit	Price	Date of sale

**OR**

**B\*** The estate agent or agent's representative reasonably believes that fewer than three comparable units were sold within two kilometres of the unit for sale in the last six months.

This Statement of Information was prepared on:

18/07/2025 10:29